

**Highlights** (continued from page one)

- The urban centers and the manufacturing centers taken together have accommodated about 41% of all new jobs generated between 1995 and 2002. This is approaching the Countywide Planning goal that 50% of all new jobs will be in the centers.
- Several of the centers do not yet have enough job and resident density to support high levels of transit service. Good transit planning for these areas may help stimulate economic and residential growth.

**Providing for Growth in the Cities**

- Housing unit growth in the County's urban area is proceeding at a rate above what is needed to house the population growth expected by 2022.
- While there is wide variation among individual cities in attracting new housing development, all four of the County's sub-regions are ahead of schedule in permitting new units.
- 98.4% of employment is located in the urban area.

**Using Urban Land with Greater Efficiency.**

- Over 43% of all new residential units are being built on land that had a pre-existing use.
- Average densities in single family zones throughout the urban area have increased from 3.8 dwelling units (DUs) per acre in the 1996 - 2000 period to 5.6 DUs per acre in 2003, creating more concentrated development in the urban area, and reducing the need to develop new land.

- As a result of these efficiencies, only about 4% of urban King County was newly developed from 1996 - 2003, while the population grew by 8.9%.
- There is still nearly twice as much residential land capacity in the urban area as will be needed to meet the 2022 housing target.

**Bringing Jobs and Housing Together**

- With about 1.4 jobs per household, King County remains the job center for the four-county region.
- However, the 2001 - 2003 slowdown in job growth has not slowed residential growth. This means a more adequate supply of housing for the current demand.
- There are now more jobs per housing unit in the Eastside than in Seattle. It is likely that more Eastsiders than in the past, work on the same side of the lake as they live.

**Ensuring Adequate Parks and Open Space**

- The acres of urban parks and open space per thousand residents has continued to climb, reaching 15.0 in 2003. This is the highest it has been during the GMA period. The total acreage in parks has grown by 11% in 8 years.

**Outcome: Encourage Livable, Diverse Communities****Indicator 37: Acres of Urban Parks and Open Space****Countywide Planning Policy Rationale**

"All jurisdictions shall work cooperatively to ensure parks and open spaces are provided as development and redevelopment occur." (CPP, CC-11)

The parks and open space indicator measures the change in parks acreage over time. It also measures whether we are increasing our parks and open space in proportion to the growth in our population. The National Recreation and Park Association (NRPA) recommends a ratio of 6 - 10 acres per thousand residents for "close to home" park space, and a ratio of 15.2 acres per thousand for "regional space".

**Key Trends**

- King County has over 24,500 acres of urban parks and open space, compared to 22,000 in 1996. This is an increase of about 11% in eight years.
- During this same period, the urban population has grown by just 7.3%, resulting in a net gain of park space per resident.

Fig. 37.1 **Total Acres of Urban Parks and Open Space**

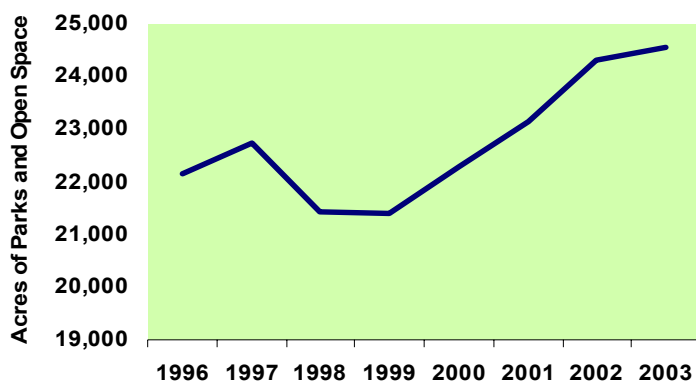
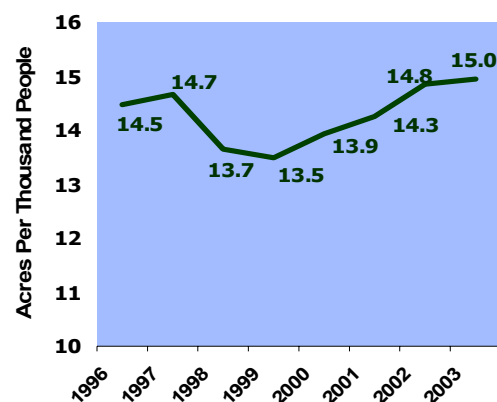


Fig. 37.2

**Acres of Urban Park and Open Space Per Thousand Residents**

- There are now about 15.0 acres of parks and open space per one thousand urban residents.
- The rapid increase in population during the late 1990s caused a temporary decline in the number of acres per thousand residents, but as population growth has leveled off, the urban region has regained a healthy ratio of parks to residents.
- King County transferred ownership of nearly 400 acres of parks and pool sites to cities and other agencies in 2003. Parks have remained open and available to residents despite the change in ownership and management.

(continued on page 13)

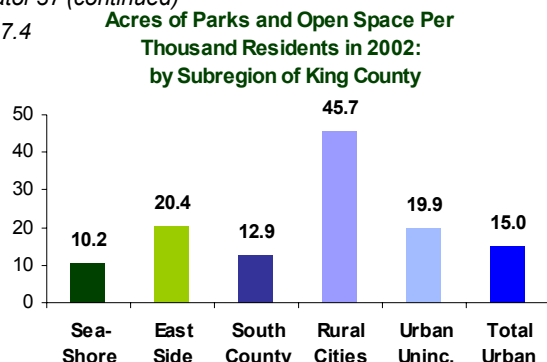
# Metropolitan King County Countywide Planning Policies Benchmark Program

Indicator 37 (continued)  
Fig. 37.3

Acres of Parks and Open Space in King County in 2003						
	Total Reported at end of 2002	Corrected Total for 2002*	New acres created, acquired or annexed in 2003	Acres transferred from King County in 2003**	Acres removed from park usage in 2003	Total Parks and Open Space at end of 2003
<b>SEA-SHORE</b>						
Lake Forest Park	33.9	32.9	1.8	-	-	34.6
Seattle	6,073.1	6,079.1	18.0	47.0	(5.1)	6,139.0
Shoreline	345.3	345.3	-	-	-	345.3
<b>Sea-Shore Total</b>	<b>6,452.3</b>	<b>6,457.3</b>	<b>19.8</b>	<b>47.0</b>	<b>-5.1</b>	<b>6,519</b>
<b>EAST</b>						
Beaux Arts	0.0	0.0	-	-	-	-
Bellevue	2,250.8	2,250.8	69.9	-	-	2,320.7
Bothell	188.9	195.9	4.7	-	-	200.6
Clyde Hill	0.9	0.9	-	-	-	0.9
Hunts Point	10.0	10.0	-	-	-	10.0
Issaquah	1,171.0	1,171.0	187.4	-	(0.03)	1,358.4
Kenmore	112.2	112.2	-	-	-	112.2
Kirkland	508.5	508.5	0.5	-	-	509.0
Medina	26.7	26.7	-	-	-	26.7
Mercer Island	355.3	355.3	-	-	-	355.3
Newcastle	351.8	351.8	0.03	-	-	351.8
Redmond	1,273.8	1,270.2	11.7	1.8	-	1,283.7
Sammamish	291.5	291.5	3.8	79.2	-	374.5
Woodinville	65.5	65.5	0.7	-	-	66.2
Yarrow Point	19.9	19.9	-	-	-	19.9
<b>East Total</b>	<b>6,626.8</b>	<b>6,630.2</b>	<b>278.6</b>	<b>81.0</b>	<b>-0.03</b>	<b>6,990</b>
<b>SOUTH</b>						
Algona	4.3	3.6	-	-	-	3.6
Auburn	648.9	648.9	8.7	38.7	-	696.3
Black Diamond	51.0	51.0	-	-	-	51.0
Burien	315.6	293.9	9.2	-	-	303.1
Covington	52.3	37.4	20.6	22.2	-	80.2
Des Moines	128.5	128.5	-	2.1	-	130.6
Federal Way	846.0	846.0	7.5	1.6	-	855.1
Kent	1,353.2	1,343.3	0.1	6.1	(5.9)	1,343.6
Maple Valley	23.8	23.8	-	115.7	-	139.6
Milton	5.0	5.0	-	-	-	5.0
Normandy Park	99.4	99.4	-	-	-	99.4
Pacific	44.2	44.2	-	-	-	44.2
Renton	1,135.4	1,135.4	-	-	-	1,135.4
SeaTac	311.0	311.0	-	-	-	311.0
Tukwila	135.8	145.9	-	55.5	-	201.3
<b>South Total</b>	<b>5,154.5</b>	<b>5,117.3</b>	<b>46.1</b>	<b>241.8</b>	<b>-5.9</b>	<b>5,399</b>
<b>RURAL</b>						
Carnation	105.7	105.7	-	-	-	105.7
Duvall	47.4	268.8	-	-	-	268.8
Enumclaw	114.9	114.9	-	1.0	-	115.9
North Bend	227.5	227.5	-	13.6	-	241.1
Skykomish	7.0	7.0	-	-	-	7.0
Snoqualmie	541.7	544.6	5.5	-	-	550.2
<b>Rural Cities Total</b>	<b>1,044.2</b>	<b>1,268.5</b>	<b>5.5</b>	<b>14.6</b>	<b>0.0</b>	<b>1,289</b>
<b>Total Cities</b>	<b>19,277.7</b>	<b>19,473.2</b>	<b>350.0</b>	<b>384.3</b>	<b>-11.0</b>	<b>20,197</b>
<b>Urban Uninc. KC</b>	<b>4,663.9</b>	<b>4,841.2</b>	<b>2.7</b>	<b>-384.3</b>	<b>-87.0</b>	<b>4,372.6</b>
<b>All Urban Area</b>	<b>23,941.6</b>	<b>24,314.5</b>	<b>352.7</b>	<b>0.0</b>	<b>-98.0</b>	<b>24,569</b>
*Total parks acreage in 2002, as reported in 2003, was confirmed or corrected by the jurisdictions for this report.						
**King County transferred a number of parks and pool sites in 2003. These included 23 acres to Covington, 79.2 acres (Beaver Lake Park) to Sammamish, 115 acres (Lake Wilderness Park) to Maple Valley, and a number of smaller sites. Numbers in blue italics indicate data supplied by the County rather than by the city. In some cases the cities did include the transferred acreage. This table distinguishes transferred acreage from parks acreage acquired in other ways.						

Indicator 37 (continued)

Fig. 37.4



- The sub-regions differ considerably in the amount of parks and open space per resident.
- The rural cities have an abundance of park land per resident. Some of these are regional parks (formerly owned or managed by King County) that serve residents from the urban sub-regions, as well as local residents.
- The Eastside and unincorporated urban areas also have generous amounts of parkland. Sea-Shore and South County have considerably less acreage in parks and open space than the East and Rural areas.

### Outcome: Balance Jobs and Household Growth

#### Indicator 38: Ratio of Jobs to Housing in King and Surrounding Counties



##### Countywide Planning Policy Rationale

"Growth management involves planning for economic and population growth, determining where new jobs and housing should go... in accordance with the ability to provide infrastructure and services....All jurisdictions shall indicate planned employment capacity and targeted increases in employment for 20 years inside and outside Urban Centers." (CPP IB & LU 68. See also LU 66-67.)

This indicator monitors the balance between employment growth and housing growth in the four-county region. This year data is also included on the jobs-housing balance in the King County sub-regions, and in the Urban Centers of King County. The four-county comparison uses "non-agricultural employment" figures which are available at the County level for 2003. The data internal to King County uses "covered employment" figures which are available for local geographic units for 2002.

There is no benchmark target for the "right" ratio of jobs to housing. For the U.S., the average in 2002 was about 1.3 jobs per housing unit. An acceleration in either housing growth or employment growth in a particular area could signal that the current balance is changing, and should be closely monitored.

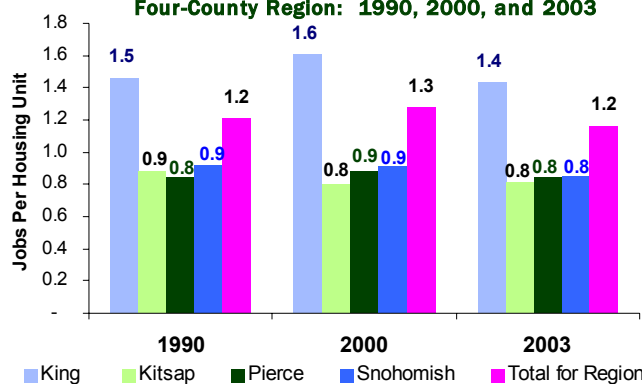
A goal of growth management is to encourage the development of housing in proximity to job growth. The strategy of balancing housing and job growth is intended to reduce the need for long commutes, and to keep living and working communities easily accessible to each other. However, when job growth occurs it often takes several years for sufficient housing to be built in the growing area.

### Key Trends

#### Four County Region

- King County has historically been the job center for the four-county region, and it continues in that role. It currently has just over 1.4 jobs per housing unit.
- A net loss of jobs in the region since 2000 means a lower ratio of jobs to housing overall. However, the balance in each county has changed only slightly since 1990. Pierce County's jobs-housing ratio remained the same as in 1990, while the other counties' ratios have dropped by small amounts.

Fig. 38.1 Number of Jobs Per Housing Unit in the Four-County Region: 1990, 2000, and 2003

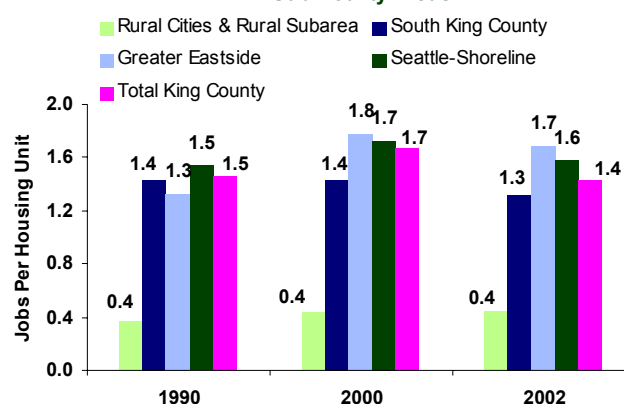


Note: The County-level ratios in Fig. 38.1 are based on "Non-agricultural Employment" data which is available for 2003, but not at the sub-regional level. The ratios for the sub-regions in Fig. 38.2 are based on "Covered Employment" for 2002. The total King County jobs-housing ratio is slightly different depending on which source is used.

#### Sub-Regions of King County

Fig. 38.2

##### Ratio of Jobs to Housing Units in the Sub-County Areas



- There have been some significant shifts in the ratio of jobs to housing among the four King County sub-regions. The Eastside has gained the highest proportion of jobs since 1990, raising its ratio from 1.3 jobs per housing unit in 1990 to 1.7 jobs per housing unit in 2002.
- At 1.7 jobs per housing unit the Eastside now has a higher ratio than the 1.6 jobs per housing unit in Sea-Shore sub-region.

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